

MINUTES  
INLAND WETLANDS AGENCY  
SEPTEMBER 28, 2011 - 7:00 P.M.  
TOWN HALL ANNEX - COMMUNITY ROOM 2

I. ROLL CALL

Agency: Scott, Sutphen, Ashworth, Furlong, Williams  
Staff: Jones, Silsby

The meeting was called to order by Chairperson Scott at 7:02 p.m.

II. PUBLIC HEARING - Continuation

1. Colonel Ledyard Estates, Colonel Ledyard Highway

Staff stated that the incorrect mailing has been re-sent and comments have been received from the Planning Commission. The Planning Commission is requiring the sidewalk on the east side of Colonel Ledyard Highway. Plans have been reviewed by Public Works.

Paul Hallisey, Engineer and Surveyor, of Hallisey, Pearson & Cassidy Engineering Associates, Inc. reviewed the drainage. He explained that the runoff from the development is discharged in 3 areas above the wetlands. Maps were reviewed as he explained where runoff would flow. Level spreaders will be used to avoid erosion. The curbs will be concrete. The shape of the curb along the road was discussed. Curbing will be installed along Colonel Ledyard Highway.

Discussion followed about the location of the proposed drainage areas and the volume of the flow. Hallisey noted that the sanitary sewers are already in.

Furlong inquired about one small drainage area and the possibility of sheet flow going onto the sidewalk. It was explained why that should not happen.

There were no comments from the audience, for or against.

MOTION: To close the public hearing

Motion made by Sutphen, seconded by Williams, so voted unanimously.

III. PUBLIC COMMUNICATIONS - None

IV. APPROVAL OF THE MINUTES OF September 13, 2011, September 14, 2011, and September 22, 2011

MOTION: To approve the minutes of September 13, 2011, September 14, 2011, and September 22, 2011

Motion made by Sutphen, seconded by Williams, so voted unanimously. The minutes of September 14, 2011 were approved as amended.

V. NEW APPLICATIONS - None

VI. PENDING

1. Groton Bible Chapel Youth Center, 66 Tollgate Road

Staff stated that she just received the revised plans and asked for a continuance and a 30 day extension.

MOTION: To approve a 30 day Extension

Motion made by Sutphen, seconded by Williams, so voted unanimously

2. Colonel Ledyard Estates, Colonel Ledyard Highway

Staff reviewed the discharge areas and the topographical lines on the plans.

Scott would prefer a cape cod curbing along Colonel Ledyard Highway. Other members agreed and the benefits were explained. Discussion followed about the importance of the sidewalk and reference was made to areas that had been disturbed many years ago. Furlong inquired about the specifications being noted in the deeds.

MOTION: To approve the Colonel Ledyard Estates Subdivision application for the following reasons:

1. A prudent and feasible alternative does not exist for the stormwater discharge in that the applicant has provided convincing evidence that there is no other location that will have less impact on the wetlands.
2. A prudent and feasible alternative does not exist for the sidewalk location in that the permitted location will provide the least amount of wetland impact while providing a safe sidewalk along colonel Ledyard Highway.
3. The potential for erosion will be mitigated by the erosion control plan as set forth on the approved plans.

This permit is subject to the five standard conditions and the following additional conditions:

1. A preconstruction meeting with town staff shall be held prior to work re-starting on the property.
2. An environmental bond shall be posted prior to the re-start of work to ensure the maintenance of erosion controls and to ensure site stabilization if work ceases for more than 90 days.
3. The curbing along Colonel Ledyard Highway shall be cape cod curbing.

Motion made by Sutphen, seconded by Williams, so voted unanimously

3. Fields of Fire Paintball, 715 Noank Ledyard Road, Mystic

Thomas Vignato was present for the application. Staff explained that the plans have been revised and spoke about the location of the new driveway used to service the

trailers. Vignato reviewed the location of the drive and would prefer to leave the grass on the drive but will put surface on top, if necessary. He noted that the narrative has been changed to reflect this. Details were given about the existing trail. The Agency would prefer that wetland species be identified before any vegetation is removed. Vignato will comply with the Agency's suggestion.

It was noted that the overflow parking lot has been deleted from the original plan. Vignato stated that there will be natural bunkers; nothing new will be built.

**MOTION:** To approve the Fields of Fire Paintball application for the following reasons:

1. There will be no permanent fill placed in the wetlands as part of this application.
2. There are no future regulated activities made inevitable by this project.

This permit is subject to the five standard conditions and the following additional conditions:

1. There shall be no bunkers constructed in the upland review area without Inland Wetland Agency review.
2. The description of proposed regulated activity received September 20, 2011 shall be placed on the plan.
3. Wetland vegetation shall be identified by a wetland scientist and shall not be removed from the wetlands or upland review area.

Motion made by Sutphen, seconded by Williams, so voted unanimously

4. Long Hill Trunk Sewer & Northeast Interceptor Sewer Line Relining

Tom Loto was present for this application. He briefly reviewed the location and method of relining.

The Agency had no concerns.

**MOTION:** To approve the Fort Hill Road and Northeast Interceptor Sewer Line Rehabilitation application for the following reasons:

1. There is no loss of wetlands or watercourses as a result of this project.
2. The rehabilitation plan involves limited excavation and inspection procedures that will limit impact to the wetland and upland review area

This permit is subject to the four standard conditions.

Motion made by Sutphen, seconded by Williams, so voted unanimously

## VII. NEW BUSINESS

1. Wetland Remediation Report, Lambtown Development

John Mereen of Gerwick-Mereen, LLC and John P. Ianni of Highland Soils were present for this report. Staff stated that revised remediation plans have been distributed. Discussion followed about the location of the wetlands and the remediation plan was reviewed.

John Ianni stated that areas 2 and 3 are not wetlands. He explained that wetland boundaries have been mapped in area #1 and he reviewed the impacts to 4, 5, and 6. He is recommending removal of fill material 50 feet away from the wetland boundaries. Fill will be removed from areas 4, 5, and 6, and seed will be placed for stabilization.

Staff stated that the Wilson property, the abutters, have given written permission for Crandall to remove the fill that he placed on their property. Staff stated that there are still outstanding zoning issues.

Ianni spoke about how much fill will be removed and taken off-site, under the direction of a professional licensed soil scientist. He stated that all pertinent notes are written on the remediation plan. Staff stated that a final report will be submitted after the work is done, final inspection made, and construction meeting held. Ianni will be on site to oversee some of the work.

MOTION: To find that the Revised Wetland Remediation Report for Lambtown Development, Lambtown Road, meets the intent of item number 2 of the August 18, 2008 enforcement order. The Agency expects the fill to be removed no later than December 15, 2011 and the stabilization to be completed by June 1, 2012.

Motion by Sutphen, seconded by Williams, so voted unanimously

2. Report of Chair

Sutphen expressed her concern about 4 large trees that have been cut down near a newly constructed house on Route 1. Staff will look into this.

Scott inquired whether mowing is being done at a back-lot house on Pequot Avenue. Staff will look into this.

3. Report of Staff – None

VIII. ADJOURNMENT

Meeting adjourned at 8:00 p.m.

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David Scott, Chairman  
Inland Wetland Agency

Prepared by Robin Silsby  
Office Assistant II